



METES AND BOUNDS DESCRIPTION  
FOR

A 3.958 acre, more or less, tract of land being all of Lot 1, Block 14, of the Longhorn Quarry Subdivision recorded in Volume 9596, Pages 72-79 of the Deed and Plat Records of Bexar County, Texas, in New City Block 14945 of the City of San Antonio, Bexar County, Texas. Said 3.958 acre tract being more fully described as follows:

- BEGINNING: At a point on the north right-of-way line of Clinker Heights, a 60-foot right-of-way dedicated in said Longhorn Quarry Subdivision, the southwest corner of Lot 901, Block 8 of said Longhorn Quarry, the southeast corner of said Lot 1;
- THENCE: S 82°55'51" W, along and with the north right-of-way line of said Clinker Heights, the south line of said Lot 1, a distance of 446.74 feet to a point;
- THENCE: Northwesterly, continuing along and with the north right-of-way line of said Clinker Heights, the south line of said Lot 1, along a tangent curve to the right, said curve having a radius of 300.00 feet, a central angle of 41°33'32", a chord bearing and distance of N 76°17'23" W, 212.86 feet, for an arc length of 217.60 feet to a point;
- THENCE: N 55°30'36" W, continuing along and with the north right-of-way line of said Clinker Heights, the south line of said Lot 1, a distance of 100.00 feet to a point for the southwest corner of said Lot 1;
- THENCE: N 34°29'24" E, departing the north right-of-way line of said Clinker Heights, along and with the west line of said Lot 1, at a distance of 76.80 feet passing the south corner of said Lot 901, and continuing for a total distance of 284.46 feet to a point;
- THENCE: Northeasterly, along and with the north line of said Lot 1, the south line of said Lot 901, along a tangent curve to the right, said curve having a radius of 100.00 feet, a central angle of 85°16'38", a chord bearing and distance of N 77°07'43" E, 135.47 feet, for an arc length of 148.84 feet to a point;
- THENCE: S 60°13'58" E, along and with the north line of said Lot 1, the south line of said Lot 901, a distance of 496.15 feet to a point;

THENCE: S 07°04'09" E, along and with the east line of said Lot 1, a west line of said Lot 901, a distance of 70.95 feet to the POINT OF BEGINNING, and containing 3.958 acres in the City of San Antonio, Bexar County, Texas. Said tract being described in accordance with an exhibit prepared under job number 9046-18 by Pape-Dawson Engineers, Inc.

“This document was prepared under 22TAC663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.”

PREPARED BY: Pape-Dawson Engineers, Inc.  
DATE: March 7, 2018  
JOB NO. 9046-18  
DOC. ID. N:\Survey18\18-9000\9046-18\Word\9046-18 ZNFN-3.958 AC.docx





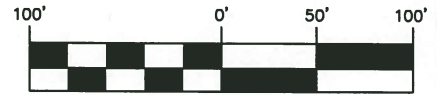
LOCATION MAP  
NOT-TO-SCALE

**LEGEND:**

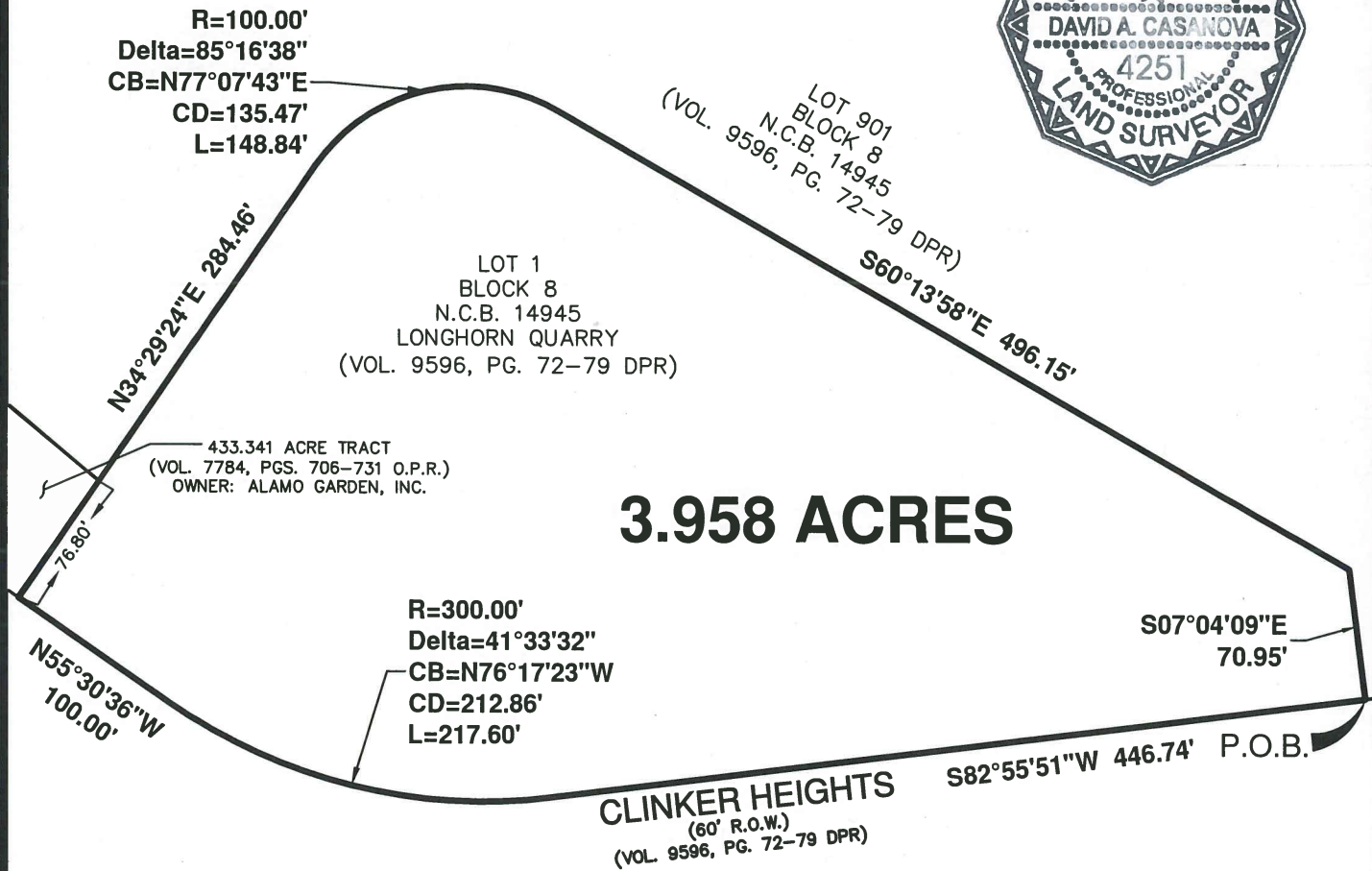
DR DEED RECORDS OF BEXAR COUNTY, TEXAS  
 OPR OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS  
 DPR DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS  
 FIR FOUND 1/2" IRON ROD

**NOTES:**

1. THE PROFESSIONAL SERVICES PROVIDED HERewith INCLUDE THE PREPARATION OF A METES AND BOUNDS DESCRIPTION.
2. "THIS DOCUMENT WAS PREPARED UNDER 22TAC663.21, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED."



SCALE: 1" = 100'



**3.958 ACRES**

Date: Mar 08, 2018, 1:36pm User ID: Mholmes  
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SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS  
 2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000  
 TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

EXHIBIT FOR  
ZONING

A 3.958 ACRE, MORE OR LESS, TRACT OF LAND BEING ALL OF LOT 1, BLOCK 8, OF THE LONGHORN QUARRY SUBDIVISION RECORDED IN VOLUME 9596, PAGES 72-79 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, IN NEW CITY BLOCK 14945 OF THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS.

MARCH 9, 2018

JOB No.:

SHEET 1 OF 1

9046-18